


AGENDA ITEM SUMMARY

Department: Planning

DOCUMENTATION: Included X To Follow _____ Not Required _____

MEMORANDUM

TO:: Danny Kolhage, Clerk of the Court
FROM: Timothy J. McGarry, Growth Management Director 
DATE: May 19, 2004
RE: Clarification of Agenda Item

Restrictive Covenant

Permit Number	Name on Agenda Item	Name on Restrictive Covenant	Legal Description
03-3-4425	Jose M. & Conchita Vidal	Jose M. & Conchita Vidal	Lots 8, 9 & 19, Block 23, Key Largo Park Amended Plat, Key Largo

LOT AGGREGATION RESTRICTIVE COVENANT

1. Whereas, Jose M. & Conchita Vidal, a married couple, the undersigned are the sole owners of the following described real property located in Monroe County, Florida described as follows:

Lot(s): 8, 9, and 19 Block: 23

Subdivision: Key Largo Park Amended Plat

Key: Largo PB: 3-62

Real Estate #(s): 00528290.000000, 00528300.000000, and 00528390.000000; and

2. **WHEREAS**, this Lot Aggregation Restrictive Covenant that restricts the use of the legally described property in order to receive a building permit; and
3. **WHEREAS**, the above described parcel(s) was assigned additional points in the Permit Allocation System for building permit #03-3-4425 for the voluntary reduction of density through aggregation of vacant, legally platted, buildable lots.
4. **NOW, THEREFORE**, the undersigned agree as follows:
 - The above described parcel(s) shall have its density reduced from three dwelling units to one dwelling unit in consideration of a building permit to build a single-family residence; and
 - The restrictions herein shall be binding upon the representatives, heirs, assigns and successors in title of the undersigned; it being the intention if the undersigned by execution and recording of this document that this restriction shall run with the land and shall be forever binding upon the successors in title; and
 - This covenant is intended to benefit and run in favor of the County of Monroe; and

- In the event of any breach or violation of the covenant contained herein, the said County may enforce the covenant by injunction or such other legal method, as the County deems appropriate.

EXECUTED ON THIS 21 day of April, 2004.

OWNER OR OWNERS

(Signature) Jose M. Vidal

WITNESSES:

(Signature) Conchita Vidal

Mirella Valverde
(Signature)

MIRELLA VALVERDE
(Print/Type Name)

(Signature)

Alejandro M. Vidal
(Print/Type Name)

Sworn before me this 21st day of April, 2004 A.D.



Milagros C Novoa
My Commission DD083113
Expires December 18, 2005

Milagros C Novoa
Notary Public (Print Name)

Milagros C Novoa
Notary Public (Signature)
My Commission Expires

This instrument was prepared by:

Jose Vidal
83 Lake Shore Dr.
Key Largo, FL 33037

MONROE COUNTY ATTORNEY
APPROVED AS TO FORM:
Robert M. Wolfe
CHIEF ASSISTANT COUNTY ATTORNEY
Date 5-3-04

Lot Aggregation Restrictive Covenant Page 2 of 2
RB: 00528290.000000, 00528300.000000, and 00528390.000000